



CITY OF SAINT PAUL
Christopher B. Coleman, Mayor

COMMERCE BUILDING
8 Fourth St. E, Suite 200
Saint Paul, Minnesota 55101-1024

Telephone: 651-266-9090
Facsimile: 651-266-9124
Web: www.stpaul.gov/dsi

Guidelines for "Owner-Occupant" Electrical Permits

A person must own and occupy (or intend to occupy upon completion of the electrical work) a property in order to take out an electrical permit. This does allow someone to wire a new or vacant house under a homeowner's permit **as long as they intend to occupy it on completion of the work**. If they own and occupy one unit of a multi-family dwelling, (duplex, triplex, apartment building, condominium) they may do electrical work **only within their own unit**. They may add (or work on) circuits in their own fuse box (or circuit-breaker box) but they may **not** modify or work on the electrical service (the main power coming in from Xcel) for the building, since that affects more than the unit they occupy. If the owner-occupant is wiring a garage on the property that is **exclusively** for the use of the owner-occupant, we are allowing them to also do that; provided that the power for the garage comes off the owner-occupant's fuse(or circuit-breaker)box.

The above rules are set by the State of Minnesota Board of Electricity as The Minnesota Electrical Act, and are State Law.

In a complex with multiple addresses and several buildings, we require one permit **per building** even though the building has more than one address. This would normally happen in condominiums or townhomes.